

1 Amelia Massoumi aka Amelia Arellano Noriega Case No. 0232459**Atty Capata, Julian Eli (for Executor/Objector Anna M. Noriega Chavez)****Atty Moore, Susan L. (for Petitioner Maria J. Noriega de Torres)****Petition for Order Directing Personal Representative to Act; Alternatively to Appoint the Public Administrator to Administer the Estate [Prob. C. 9613]**

DOD: 8/2/1978	MARIA J. NORIEGA de TORRES, beneficiary, is petitioner.	NEEDS/PROBLEMS/COMMENTS: Continued from 6/12/12. Minute order states Mr. Capata is appearing via conference call. The Court orders that Anna Chavez continue as Executor without bond and without independent powers. The court orders Ms. Chavez to notice a sale of the subject property for \$55,000.00 in the appropriate format setting forth overbids. 1. Notice of Sale of Real Property by Publication in the Business Journal was filed on 7/12/12. If the Petitioner wishes to sell the property as ordered by the Court then a Report of Sale and Petition for Order Confirming Sale of Real Property (Judicial Council form DE-260) should have been filed with the appropriate filing fee (\$435.00), notice (Notice of Hearing) and posting. Probate Code § 10308, et seq.
Cont. from 051512, 061212	ANNA NORIEGA CHAVEZ was appointed Executor without bond and without IAEA powers on 9/12/1978.	
<input type="checkbox"/> Aff.Sub.Wit.	Inventory and appraisal filed on 11/5/2009 shows the value of the estate as \$40,000.00.	Reviewed by: KT Reviewed on: 7/30/12 Updates: Recommendation: File 1 - Massoumi
<input checked="" type="checkbox"/> Verified		
<input type="checkbox"/> Inventory		
<input type="checkbox"/> PTC	Petitioner states at the time of Decedent's death she was residing in the real property located at 951 E. Estabrook in Clovis. She has maintained the property as she was able to do so within her means.	
<input type="checkbox"/> Not.Cred.		
<input checked="" type="checkbox"/> Notice of Hrg		
<input checked="" type="checkbox"/> Aff.Mail	W/O	
<input type="checkbox"/> Aff.Pub.	On or about December 5, 2011, Petitioner obtained an appraisal of the property and determined its present value to be approximately \$64,000.00. Thereafter Petitioner submitted an offer to the Executor, Anna Noriega Chavez, through her attorney of record, to purchase the property from the estate for \$55,000.00, all cash, in as as-is condition with no realtor commissions having to be paid on the sale.	
<input type="checkbox"/> Sp.Ntc.		
<input type="checkbox"/> Pers.Serv.		
<input type="checkbox"/> Conf. Screen	As shown on the appraisal the property is in need of major repairs and Petitioner believes that it would be difficult for any buyer to finance the property in its current condition and the Property would have to be sold for all cash with no financing contingency.	
<input type="checkbox"/> Letters		
<input type="checkbox"/> Duties/Supp		
<input checked="" type="checkbox"/> Objections		
<input type="checkbox"/> Video Receipt		
<input type="checkbox"/> CI Report		
<input type="checkbox"/> 9202		
<input checked="" type="checkbox"/> Order		
<input type="checkbox"/> Aff. Posting		
<input type="checkbox"/> Status Rpt		
<input type="checkbox"/> UCCJEA		
<input type="checkbox"/> Citation		
<input type="checkbox"/> FTB Notice	Petitioner is able to pay \$55,000 all cash with no contingencies; however, the Executor refuses to sell it to her.	
Please see additional page		

Petitioner believe that the Executor desires to evict her from the Property in order to sell it through a realtor without even attempting to negotiate a sale with Petitioner for personal reasons without regard to what might be in the best interest of the estate.

Petitioner believes that property is likely to be vandalized and further deteriorate if the property is left vacant.

In the more than 30 years since the Executor was appointed, she has taken no action to administer the estate until June 2011, when she made a demand on Petitioner to begin paying rent of \$1,250.00, in excess of market rents, and which is believed to have been an attempt to force Petitioner out of the property without any attempt to negotiate a sale with Petitioner.

Wherefore, Petitioner prays for an order that:

1. Anna Noreiga Chavez to accept Petitioner's offer to purchase the Property for all cash, in an as-is condition for a total purchase price of \$55,000 through an escrow company with closing costs paid as customary in Fresno County, or prove to the Court the proposed offer is not in the best interest of the estate.
2. Alternatively, to appoint the Public Administrator as personal representative to sell the Property and close the administration of the estate.

Objections to Petition for Order Directing Personal Representative to Act; Alternatively to Appoint the Public Administrator to Administer the Estate filed by Executor, Anna Noriega Chavez on 5/17/12. Objector states there is no showing whatsoever that the estate will suffer great or irreparable injury delaying the sale of the Estate's real property until the present repressive financial conditions of the State of California, and the County of Fresno in particular, takes a turn for the better. The heirs of the Estate deserve more than a mere \$55,000 split four ways. There being no showing that of any great or irreparable injury to the Estate, the Petition should be denied.

The Petition is opposed by the Executor. The Executor does not have the authority under IAEA to sell real property. Petitioner's request for an order from the Court, directing purchase by Petitioner of the estate's real property, without the necessity of going through the procedures necessitated by Probate Code Section 10300 through 10316, should be denied.

The sale of the real property of the Estate and the expenses incurred should be delayed until a future time when the real property can be marketed so that the heirs of the Estate can receive the maximum price obtainable for the asset.

Objector concludes: The Petition for the sale of the real property to the Petitioner should be denied.

(1) Petition for Final Distribution on Waiver of Accounting and (2) for Allowance of Statutory (Prob. C. 10400-10406, 10954, 11600-11642)

DOD: 07/23/10		MICHAEL TARASEVIC , Executor, is Petitioner.	NEEDS/PROBLEMS/COMMENTS: CONTINUED FROM 04/09/12 Minute Order from 04/09/12 states: Counsel requests continuance to August. As of 07/30/12, the following issues remain: <ol style="list-style-type: none"> Petition does not make a statement regarding waiver of the accounting. Need Waiver of Accounting by Michael Tarasevic and Anthony Tarasevic or Accounting. The Petition states that all debts of the decedent have been paid, however, a Creditor's Claim in the amount of \$52,340.63 was filed by California Business Bureau for Community Medical Center on 11/02/10. The Petition states that no action has been taken on this claim at this time, therefore this debt has not been resolved. Further, need Allowance or Rejection of Creditor's Claim (form DE-174) pursuant to Probate Code § 9250. <u>Distribution of estate assets cannot be made until all debts of the estate have been resolved.</u> Also, a Creditor's Claim in the amount of \$1,408.00 was filed by American Infosource as agent for Bank of America on 11/09/10. The petition states that this claim was settled. Need Allowance or Rejection of Creditor's Claim (form DE-174) and satisfaction of Claim from Bank of America. The Petition does not make a statement regarding the required notice to the Franchise Tax Board pursuant to Probate Code § 9202(c)(1).
Cont. from 112811, 022712, 040912			
<input type="checkbox"/>	Aff.Sub.Wit.		
<input checked="" type="checkbox"/>	Verified		
<input checked="" type="checkbox"/>	Inventory		
<input checked="" type="checkbox"/>	PTC		
<input checked="" type="checkbox"/>	Not.Cred.		
<input checked="" type="checkbox"/>	Notice of Hrg		
<input checked="" type="checkbox"/>	Aff.Mail	w/	
<input type="checkbox"/>	Aff.Pub.		
<input type="checkbox"/>	Sp.Ntc.		
<input type="checkbox"/>	Pers.Serv.		
<input type="checkbox"/>	Conf. Screen		
<input type="checkbox"/>	Letters	11/30/10	
<input type="checkbox"/>	Duties/Supp		
<input type="checkbox"/>	Objections		
<input type="checkbox"/>	Video Receipt		
<input type="checkbox"/>	CI Report		
<input checked="" type="checkbox"/>	9202		
<input checked="" type="checkbox"/>	Order		
<input type="checkbox"/>	Aff. Posting		
<input type="checkbox"/>	Status Rpt		
<input type="checkbox"/>	UCCJEA		
<input type="checkbox"/>	Citation		
<input type="checkbox"/>	FTB Notice	x	
		I & A - \$135,867.00 POH - \$135,867.00 Executor - waives	
		Distribution, pursuant to decedent's Will, is to: Michael Tarasevic - \$58.50 cash, plus ½ interest in real property and ½ interest in a 1977 truck Anthony Tarasevic - \$58.50 cash, plus ½ interest in real property and ½ interest in a 1977 truck	
		Reviewed by: JF Reviewed on: 07/30/12 Updates: Recommendation: File 3 - Tarasevic	

4 Gloria Lupenach (Estate)**Case No. 11CEPR00897****Atty Sanoian, Joanne (for Cynthia Gallegos aka Cynthia Larson – Executor/Petitioner)**

(1) First and Final Account and Report of Executrix, (2) Petition for Its Settlement, for (3) Allowance of Attorney and Executrix Statutory Fees, for (4) Reimbursement of Costs of Administration, for (5) Final Distribution and Discharge of Executrix [Prob. C. 1060 et seq, 10800, 10810, 10811, 10900, 10951, 1146, 11640 et seq, Rules of Court 7.651, 7.705 and Local Rules 7.12 seq., and 7.18B]

DOD: 07/17/11		CYNTHIA GALLEGOS aka CYNTHIA LARSON , Executor, is Petitioner.	NEEDS/PROBLEMS/COMMENTS:
		Account period: 11/14/11 – 06/29/12	
Cont. from			
<input type="checkbox"/>	Aff.Sub.Wit.	Accounting - \$462,792.32	
<input checked="" type="checkbox"/>	Verified	Beginning POH - \$411,578.97	
<input checked="" type="checkbox"/>	Inventory	Ending POH - \$407,897.64	
<input checked="" type="checkbox"/>	PTC	(\$353,894.64 is cash)	
<input checked="" type="checkbox"/>	Not.Cred.	Executor - \$11,215.33	
<input checked="" type="checkbox"/>	Notice of Hrg	(statutory)	
<input checked="" type="checkbox"/>	Aff.Mail	Executor costs - \$1,253.88 (for	
<input type="checkbox"/>	Aff.Pub.	filing fees, publication, certified copies,	
<input type="checkbox"/>	Sp.Ntc.	probate referee, and partial payment of	
<input type="checkbox"/>	Pers.Serv.	creditor's claim)	
<input type="checkbox"/>	Conf. Screen	Attorney - \$11,215.33	
<input type="checkbox"/>	Letters	(statutory)	
<input type="checkbox"/>	Duties/Supp		
<input type="checkbox"/>	Objections	Distribution, pursuant to decedent's Will, is to:	
<input type="checkbox"/>	Video Receipt	Cynthia Gallegos aka Cynthia Larson -	
<input type="checkbox"/>	CI Report	\$138,105.05 cash, plus real property	
<input checked="" type="checkbox"/>	9202		
<input checked="" type="checkbox"/>	Order	Anthony Narvais - \$192,105.05	
<input type="checkbox"/>	Aff. Posting		
<input type="checkbox"/>	Status Rpt		
<input type="checkbox"/>	UCCJEA		
<input type="checkbox"/>	Citation		
<input checked="" type="checkbox"/>	FTB Notice		
			Reviewed by: JF
			Reviewed on: 07/30/12
			Updates:
			Recommendation: SUBMITTED
			File 4 - Lupenach

5 Helen Margaret Wayte (Estate)

Case No. 12CEPR00100

Atty Wayte, Lawrence E. (for Lawrence Wayte – Executor/Petitioner)

(1) First and Final Report of Executor of Decedent's Will and (2) Petition for Its Settlement, for (3) Statutory Fees Due Attorneys, and for (4) Final Distribution of Estate on Waiver of Accounting (Prob. C. 11600, et seq.)

DOD: 12/01/11		LAWRENCE WAYTE , Executor, is Petitioner.	NEEDS/PROBLEMS/COMMENTS:
		Accounting is waived.	
Cont. from		I & A - \$150,424.27	
<input type="checkbox"/>	Aff.Sub.Wit.	POH - \$151,502.95	
<input checked="" type="checkbox"/>	Verified	(\$119,727.07 is cash)	
<input checked="" type="checkbox"/>	Inventory	Executor - waived	
<input checked="" type="checkbox"/>	PTC	Attorney - \$5,511.00 (statutory)	
<input checked="" type="checkbox"/>	Not.Cred.	Costs - \$1,198.00 (filing fees, publication, certified copies)	
<input checked="" type="checkbox"/>	Notice of Hrg	Closing - \$3,000.00	
<input checked="" type="checkbox"/>	Aff.Mail	Distribution, pursuant to decedent's Will, is to:	
	Aff.Pub.	Lawrence E. Wayte - \$36,672.69	
	Sp.Ntc.	cash, plus various securities	
	Pers.Serv.	William R. Wayte - \$36,672.69	
	Conf. Screen	cash, plus various securities	
	Letters	Penelope H. Wayte - \$36,672.69	
	Duties/Supp	cash, plus various securities	
	Objections		
	Video Receipt		
	CI Report		
<input checked="" type="checkbox"/>	9202		
<input checked="" type="checkbox"/>	Order		
	Aff. Posting		
	Status Rpt		
	UCCJEA		
	Citation		
<input checked="" type="checkbox"/>	FTB Notice		
			Reviewed by: JF
			Reviewed on: 07/30/12
			Updates:
			Recommendation: SUBMITTED
			File 5 - Wayte

DOD: 3-13-12		ROSA MARIA PEDEMONTE , Successor Trustee of the ANGELA JOHNSON LIVING TRUST DATED 3-30-11 , is Petitioner.	NEEDS/PROBLEMS/COMMENTS: 1. This “amended” petition consists of a photocopy of the original petition with a cover sheet signed by Attorney Erlach stating that the exhibits previously inadvertently omitted are now attached. However, the cover sheet is not verified by the Petitioner pursuant to Probate Code §1020. Need verification of Amended Petition. 2. Petitioner states she is the trustee and sole beneficiary, and is the only person entitled to notice of this petition. Petitioner also states this court has concurrent jurisdiction of other actions and proceedings involving trustees and third persons; however, the other cases and/or persons are not identified. The Court may require clarification regarding the related cases with reference to possible notice issues, and also regarding whether the real property and accounts that are the subject of this petition are related to the other case(s). 3. Need Order.
		Petitioner states the Trust Schedule A reflects the conveyance and transfer of the settlor's interest in certain real property on Princeton in Fresno; however, due to persistent health issues, a trust transfer deed was never recorded.	
	Aff.Sub.Wit.		
✓	Verified		
	Inventory		
	PTC		
	Not.Cred.		
✓	Notice of Hrg		
✓	Aff.Mail	W	
	Aff.Pub.		
	Sp.Ntc.		
	Pers.Serv.		
	Conf. Screen		
	Letters		
	Duties/Supp		
	Objections		
	Video Receipt		
	CI Report		
	9202		
	Order	X	
	Aff. Posting		
	Status Rpt		
	UCCJEA		
	Citation		
	FTB Notice		
		In addition, the settlor intended that certain Wells Fargo accounts be transferred to the trust.	
		The settlor also executed a pour-over will in which the trust is the sole beneficiary.	
		Petitioner states it is clear from the execution of the trust that the settlor intended to transfer, assign and convey her interest in the property and bank accounts to the trust. She did not thereafter revoke or amend the trust.	
		Accordingly, Petitioner requests that this Court confirm the settlor's interest in the real property and bank accounts be deemed assets of the trust and subject to administration by Petitioner as successor trustee.	
		Petitioner cites Estate of Heggstad.	
Reviewed by: skc Reviewed on: 7-30-12 Updates: Recommendation: File 6 - Johnson			

7 Betty Jean McCoon (CONS/PE)

Case No. 12CEPR00516

Atty Morris, Rhonda Rene (Pro Per – Non-relative – Petitioner)

Atty Suhr, John (Appeared at 7-10-12 hearing for Petitioner; no Substitution has been filed)

Atty Rindlisbacher, Curtis D. (Court-appointed for Proposed Conservatee Betty Jean McCoon)

Atty Kruthers, Heather (for Public Guardian)

Petition for Appointment of Probate Conservator of the Person and Estate (Prob. C.
1820, 1821, 2680-2682)

Age: 80		TEMPORARY EXPIRES 7-10-12 (Person only), extended to 8-7-12	NEEDS/PROBLEMS/COMMENTS: <u>Court Investigator advised rights on 6-26-12.</u> <u>Minute Order 6-19-12 (temp):</u> Ms. McCoon consents to temporary conservatorship. Court grants Rhonda Morris Conservatorship of the Person only. Temporary Letters expire 7-10-12. The court further orders that Ms. McCoon not be moved from her home without a court order. <u>Minute Order 7-10-12:</u> Mr. Suhr informs the Court that he is representing Rhonda Morris and will be submitting a substitution of attorney. Matter continued to 8/7/12. The temporary of the person is extended to 8/7/12. <i>As of 7-30-12 nothing further has been filed. The following issues remain:</i> <u>SEE PAGE 2</u>
Cont. from 071012			
Aff.Sub.Wit.			
✓ Verified			
Inventory		RHONDA RENE MORRIS , a non-relative (concerned friend), is Petitioner and requests appointment as Conservator of the Person and Estate. (The Petition is blank re bond information at #1c.) Voting rights <u>not</u> affected. <u>Estimated Value of Estate:</u> Personal Property: \$ 300,000.00 Annual income: \$ 11,000.00 Real property: \$ 150,000.00 Petitioner states she has been helping Betty with her personal needs re: health, food, shelter, etc., since August 2011. It is very apparent that she is unable to handle this on her own, and Petitioner is seeking conservatorship to have the ability to help her while protecting both the proposed Conservatee and Petitioner by being accountable to the courts for her continued care. A Capacity Declaration was filed 6-15-12. Court Investigator Julie Negrete filed a report on 7-2-12.	
PTC			
Not.Cred.			
✓ Notice of Hrg			
✓ Aff.Mail	w/o		
Aff.Pub.			
Sp.Ntc.			
✓ Pers.Serv.	w		
✓ Conf. Screen			
✓ Letters			
✓ Duties/Supp			
Objections			
Video Receipt			
CI Report	x		
9202		Reviewed by: skc	
✓ Order		Reviewed on: 7-5-12	
Aff. Posting		Updates:	
Status Rpt		Recommendation:	
UCCJEA		File 7 - McCoon	
✓ Citation			
FTB Notice			

PAGE 2

NEEDS/PROBLEMS/COMMENTS:

1. Petitioner lists only one relative, Elva Van Buskirk of Fremont, CA, who is Ms. McCoon's sister. However, per the Court Investigator's report, there may be additional relatives including nieces Gay Mitchell and Jody Montgomery. The Court may require notice.
2. Notice of Hearing filed 6-12-12 does not indicate that a copy of the Petition was included with the notice to Ms. Buskirk pursuant to Probate Code §1822. The Court may require further service.
3. Petitioner's Confidential Supplemental Information form contains Petitioner's information instead of Ms. McCoon's information at #1 (name, DOB, SSN, etc.). Need amended form with the proposed Conservatee's information.
4. The Petition does not request medical consent powers; however, Petitioner filed a Capacity Declaration that states the proposed Conservatee lacks capacity for medical consent.

If medical consent powers are considered as part of this conservatorship pursuant to Probate Code §2355, the Court may require amendment and further service on the proposed Conservatee and all relatives, including those not previously listed.
5. If granted, bond is required pursuant to Probate Code §2320(c)(4) and Cal. Rules of Court 7.207. Based on the estimated value of the estate including personal property and income, Examiner calculates bond should be \$342,100.00.

Note: If granted, the Court will set status hearings as follows:

- Friday 9-21-12 for filing of bond
- Friday 12-14-12 for filing of Inventory and Appraisal and Review of Bond
- Friday 12-13-13 for filing of First Account

DOD: 06/10/2009		DOUGLAS E. VOELKEL , son, and KAREN MUZZY , daughter, are petitioners. 40 days since DOD No other proceedings I & A - \$60,000.00 Will dated: 06/08/2009 Petitioners request Court determination that decedent's interest in real property located at 34601 Bronco Lane, Squaw Valley, California pass to Douglas E. Voelkel and Karen Muzzy pursuant to decedent's will.	NEEDS/PROBLEMS/COMMENTS: 1. Attachment 11 does not include decedent's interest in the property. 2. Will identifies daughter as Karen Muzzi, the petition identifies the daughter as Karen Muzzy. Court may require clarification.
Cont. from			
<input type="checkbox"/>	Aff.Sub.Wit.		
✓	Verified		
✓	Inventory		
<input type="checkbox"/>	PTC		
<input type="checkbox"/>	Not.Cred.		
✓	Notice of Hrg		
✓	Aff.Mail w/		
<input type="checkbox"/>	Aff.Pub.		
<input type="checkbox"/>	Sp.Ntc.		
<input type="checkbox"/>	Pers.Serv.		
<input type="checkbox"/>	Conf. Screen		
<input type="checkbox"/>	Letters		
<input type="checkbox"/>	Duties/Supp		
<input type="checkbox"/>	Objections		
<input type="checkbox"/>	Video Receipt		
<input type="checkbox"/>	CI Report		
<input type="checkbox"/>	9202		
✓	Order		
<input type="checkbox"/>	Aff. Posting		
<input type="checkbox"/>	Status Rpt		
<input type="checkbox"/>	UCCJEA		
<input type="checkbox"/>	Citation		
<input type="checkbox"/>	FTB Notice		
		Reviewed by: KT / LV Reviewed on: 07/30/2012 Updates: Recommendation: File 8 - Voelkel	

Age: 12		RHONDA L. MOMMER , Mother and Guardian of the Estate, is Petitioner.	NEEDS/PROBLEMS/COMMENTS: Note: Petitioner was appointed Guardian of the Estate without bond, and is not authorized to take possession of money or any other property without a specific court order pursuant to Order 4-3-06. Nothing further occurred in this guardianship estate since that date (no assets inventoried, no account). 1. This guardianship estate has no assets. No inventory and appraisal or account has ever been filed. The Court cannot make any orders regarding assets not inventoried as assets of the guardianship estate. From a review of Court records, it appears that: - Petitioner was appointed guardian of the estate for the three minor children in anticipation of receipt of assets from their father's estate. - However, the Estate of Gordon Mommer 05CEPR01325 was never concluded or distributed. - There was also a pending family law dissolution case 02CEFL04083. - On 6-6-08, some assets, including interests in the house, appear to have been distributed directly to the minors pursuant to a stipulated judgment between Petitioner and the Fresno County Public Administrator (as personal representative of the estate) in the family law dissolution case. - <u>However, no assets were ever inventoried in the guardianship estates. Therefore, the Court cannot address this petition at this time. The Court will set status hearings for the various cases.</u> <p style="text-align: center;">SEE PAGE 2</p>
DOB: 9-16-99			
<input type="checkbox"/>	Aff.Sub.Wit.		
<input checked="" type="checkbox"/>	Verified		
<input type="checkbox"/>	Inventory		
<input type="checkbox"/>	PTC		
<input type="checkbox"/>	Not.Cred.		
<input checked="" type="checkbox"/>	Notice of Hrg		
<input checked="" type="checkbox"/>	Aff.Mail	w/o	
<input type="checkbox"/>	Aff.Pub.		
<input type="checkbox"/>	Sp.Ntc.		
<input type="checkbox"/>	Pers.Serv.		
<input type="checkbox"/>	Conf. Screen		
<input type="checkbox"/>	Letters		
<input type="checkbox"/>	Duties/Supp		
<input type="checkbox"/>	Objections		
<input type="checkbox"/>	Video Receipt		
<input type="checkbox"/>	CI Report		
<input type="checkbox"/>	9202		
<input type="checkbox"/>	Order	X	
<input type="checkbox"/>	Aff. Posting		
<input type="checkbox"/>	Status Rpt		
<input type="checkbox"/>	UCCJEA		
<input type="checkbox"/>	Citation		
<input type="checkbox"/>	FTB Notice		

Petitioner states a judgment on the dissolution of Petitioner and Decedent was entered on 6-6-08 (after Decedent's death) in which the family residence (the DeWitt House) was awarded 73.339% interest to Petitioner and 8.887% interest to each of the three minor children. Petitioner was appointed guardian of the estates of all children and managed their estates, including their interests in the DeWitt House.

Petitioner states two of the children have reached majority, and Sarah is now 12. Petitioner has remarried and she and Sarah now reside with Petitioner's husband. The DeWitt House has been rented for approx. two years.

Petitioner, for herself and as guardian of Sarah's estate, along with the older children, now wish to refinance the DeWitt House to consolidate the existing first mortgage and equity line into a single mortgage to reduce the term and interest rate. The first mortgage is at 5.75% and Petitioner is informed she should qualify to reduce that rate by a full point. The second mortgage has a variable interest rate. Therefore, Petitioner seeks an order permitting her to refinance the DeWitt House pursuant to Probate Code §2501(a)(2). Petitioner hopes to consolidate the existing debt on the property, reduce the interest rate and expense of same, and reduce the remaining term on the debt. If consolidation is available, she will be able to afford to replace the carpet with the monthly savings she will realize from the transaction. If consolidation is not available, Petitioner will attempt to refinance the first mortgage only, still reducing the interest rate, but will increase the amount of debt to include the cost to replace the carpet (\$5,000.00). This will make the house more marketable as a rental. Petitioner expects the monthly payments to remain roughly the same, but the term will be reduced by approx. three (3) years. Petitioner states both of Sarah's siblings (who have reached majority) support the proposal.

PAGE 2

The Court will set status hearings as follows:

- Friday 9-7-12 for failure to file Inventory and Appraisal pursuant to Probate Code §2610 in this case 06CEPR00111 (Sarah, age 12).
- The Court will continue this matter to a later date to ensure the I&A has been filed by the time the continued matter is on calendar again.
- Friday 9-7-12 for failure to file Inventory and Appraisal pursuant to Probate Code §2610 and failure to file first account pursuant to Probate Code §2620(a), and failure to file a final account pursuant to Probate Code §2630 or waiver pursuant to Probate Code §2627 in related guardianship estates 06CEPR00109 (Lars, age 18+) and 06CEPR00110 (Briana, age 18+).
- Friday 9-7-12 for failure to file Inventory and Appraisal pursuant to Probate Code §8800 and failure to file a first account or petition for final distribution pursuant to Probate Code §12200 in the probate estate Estate of Gordon Mommer 05CEPR01325.

Petition for Termination of Guardianship

Age: 7		VICTORIA N. DELATORRE , Maternal Grandmother and Co-Guardian, is Petitioner. Petitioner and JOSE GONZALEZ III were appointed Co-Guardians on 6-27-05. Father: Unknown Mother: Rosann De La Torre-Valdez - Consent signed 5-21-12 Petitioner states Maternal Grandfather and Co-Guardian Jose Gonzalez III can no longer care for Mariah in a "joint" capacity. Co-Guardian Jose Gonzalez III signed Consent to Termination and Waiver of Service and Notice of Hearing on 5-21-12. Rosann Aguilar (Mother) also signed the consent, along with Lydia Aguilar and Henry Aguilar. Court Investigator Jo Ann Morris filed a report on 7-23-12.	NEEDS/PROBLEMS/COMMENTS: 1. Lydia Aguilar and Henry Aguilar signed consent to the termination; however, the file does not indicate who these relatives are. The Court may require clarification. <u>Note:</u> Petitioner states the father is "Unknown;" however, it appears that notice of the guardianship was previously served on "Enrique Manuel Aguilar." If this is the father, and Lydia and Henry Aguilar are paternal relatives, the Court may also require continuation for notice to the father at this time. <u>Note:</u> Instead of an Order Terminating Guardianship, Examiner has prepared an Amended Order Appointing Guardian of Minor and Amended Letters reflecting only Petitioner as Guardian.
DOB: 1-1-05			
Cont. from			
<input type="checkbox"/>	Aff.Sub.Wit.		
<input checked="" type="checkbox"/>	Verified		
<input type="checkbox"/>	Inventory		
<input type="checkbox"/>	PTC		
<input type="checkbox"/>	Not.Cred.		
<input type="checkbox"/>	Notice of Hrg X		
<input type="checkbox"/>	Aff.Mail X		
<input type="checkbox"/>	Aff.Pub.		
<input type="checkbox"/>	Sp.Ntc.		
<input type="checkbox"/>	Pers.Serv.		
<input type="checkbox"/>	Conf. Screen		
<input type="checkbox"/>	Letters		
<input type="checkbox"/>	Duties/Supp		
<input type="checkbox"/>	Objections		
<input type="checkbox"/>	Video Receipt		
<input checked="" type="checkbox"/>	CI Report		
<input type="checkbox"/>	9202		
<input checked="" type="checkbox"/>	Order		
<input type="checkbox"/>	Aff. Posting		
<input type="checkbox"/>	Status Rpt		
<input type="checkbox"/>	UCCJEA		
<input type="checkbox"/>	Citation		
<input type="checkbox"/>	FTB Notice		
		Reviewed by: skc Reviewed on: 7-30-12 Updates: Recommendation: File 10 – DeLaTorre-Valdez	

Atty Arroyo, Dolores (pro per – paternal grandmother/Guardian)
Atty Arroyo, Roberto U. (pro per – paternal grandfather/Guardian)
Atty Arroyo, Roberto Uribe Jr. (pro per – father/Petitioner)

Petition for Visitation

<table border="1" style="width:100%; border-collapse: collapse;"> <tr><td colspan="3">Roberto, 14</td></tr> <tr><td colspan="3">DOB: 06/28/98</td></tr> <tr><td colspan="3">Jaden, 11</td></tr> <tr><td colspan="3">DOB: 10/15/2000</td></tr> <tr><td colspan="3"> </td></tr> <tr><td colspan="3"> </td></tr> <tr><td colspan="3">Cont. from</td></tr> <tr><td> </td><td>Aff.Sub.Wit.</td><td> </td></tr> <tr><td>✓</td><td>Verified</td><td> </td></tr> <tr><td> </td><td>Inventory</td><td> </td></tr> <tr><td> </td><td>PTC</td><td> </td></tr> <tr><td> </td><td>Not.Cred.</td><td> </td></tr> <tr><td>✓</td><td>Notice of Hrg</td><td> </td></tr> <tr><td>✓</td><td>Aff.Mail</td><td>w/</td></tr> <tr><td> </td><td>Aff.Pub.</td><td> </td></tr> <tr><td> </td><td>Sp.Ntc.</td><td> </td></tr> <tr><td> </td><td>Pers.Serv.</td><td> </td></tr> <tr><td> </td><td>Conf. Screen</td><td> </td></tr> <tr><td> </td><td>Letters</td><td> </td></tr> <tr><td> </td><td>Duties/Supp</td><td> </td></tr> <tr><td> </td><td>Objections</td><td> </td></tr> <tr><td> </td><td>Video Receipt</td><td> </td></tr> <tr><td> </td><td>CI Report</td><td> </td></tr> <tr><td> </td><td>9202</td><td> </td></tr> <tr><td> </td><td>Order</td><td>x</td></tr> <tr><td> </td><td>Aff. Posting</td><td> </td></tr> <tr><td> </td><td>Status Rpt</td><td> </td></tr> <tr><td> </td><td>UCCJEA</td><td> </td></tr> <tr><td> </td><td>Citation</td><td> </td></tr> <tr><td> </td><td>FTB Notice</td><td> </td></tr> </table>	Roberto, 14			DOB: 06/28/98			Jaden, 11			DOB: 10/15/2000									Cont. from				Aff.Sub.Wit.		✓	Verified			Inventory			PTC			Not.Cred.		✓	Notice of Hrg		✓	Aff.Mail	w/		Aff.Pub.			Sp.Ntc.			Pers.Serv.			Conf. Screen			Letters			Duties/Supp			Objections			Video Receipt			CI Report			9202			Order	x		Aff. Posting			Status Rpt			UCCJEA			Citation			FTB Notice		<p>ROBERTO URIBE ARROYO, JR., father, is Petitioner.</p> <p>DOLORES ARROYO and ROBERT U. ARROYO, paternal grandparents, were appointed as co-guardians of the Person and Letters were issued on 03/19/07.</p> <p>Mother: LEONA ANDRADA</p> <p>Maternal grandfather: GARY ANDRADA Maternal grandmother: DONNA ANDRADA</p> <p>Petitioner states that he is requesting the court put a regular visitation schedule in place so that he can visit with his sons every other weekend. Petitioner states that every time he tries to pick the boys up for a visit, his mother (guardian) makes excuses as to why the boys are not available for a visit. Petitioner states that both of the boys want to visit with him regularly and requests court ordered visitation every other weekend or on a regular schedule.</p>	<p>NEEDS/PROBLEMS/COMMENTS:</p> <ol style="list-style-type: none"> Need proof of service by mail of Notice of Hearing with a copy of the Petition for Visitation for: <ul style="list-style-type: none"> - Robert U. Arroyo (paternal grandfather/guardian) - Roberto Arroyo III (minor) The Court may also require proof of service by mail of Notice of Hearing with a copy of the Petition for Visitation for: <ul style="list-style-type: none"> - Leona Andrada (mother) - Gary Andrada (maternal grandfather) - Donna Andrada (maternal grandmother)
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		File 11 - Arroyo																																																																																										

12 Tony Alvarado, Tino Alvarado and Alyssa Alvarado (GUARD/P)

Case No. 10CEPR00144

Atty Quintero, Felicia Marie (pro per Guardian of Tony and Tino/maternal aunt)

Atty Robles-Esquivel, Rosalyn (pro per Guardian of Alyssa/maternal grandmother)

Atty Quintero, Veronica (pro per Petitioner/mother)

Petition for Termination of Guardianship

Tony age: 10 years		<p>VERONICA MONIQUE QUINTERO, mother, is petitioner.</p> <p>FELICIA QUINTERO, maternal aunt, was appointed guardian of TONY and TINO on 4/6/10. – <i>personally served on 6/10/12</i></p> <p>ROSALYN ROBLES-ESQUIVEL, maternal grandmother, was appointed guardian on ALYSSA on 5/24/10. - <i>personally served on 6/10/12</i></p> <p>Father: TONY ALVARADO – <i>served by mail on 7/21/12.</i></p> <p>Paternal grandfather: Tony Alvarado - <i>served by mail on 7/21/12.</i></p> <p>Paternal grandmother: Christine Estrada - <i>served by mail on 7/21/12.</i></p> <p>Maternal grandfather: Deceased</p> <p>Petitioner attaches two letters to her pleadings the first showing her successful completion of the Lighthouse Recovery Program and the second her current participation in the Salvation Army Gabelcrest Transitional Program.</p> <p>Court Investigator Jennifer Young's Report filed on 7/31/12.</p>	<p>NEEDS/PROBLEMS/COMMENTS:</p>	
Tino age: 9 years				
Alyssa age: 6 years				
Cont. from				
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<input type="checkbox"/>	Duties/Supp			
<input type="checkbox"/>	Objections			
<input type="checkbox"/>	Video Receipt			
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<input type="checkbox"/>	Status Rpt			
<input type="checkbox"/>	UCCJEA			
<input type="checkbox"/>	Citation			
<input type="checkbox"/>	FTB Notice			
			Reviewed by: KT	
			Reviewed on: 7/31/12	
			Updates:	
			Recommendation:	
			File 12 - Alvarado	

Petition for Visitation

Age: 10 DOB: 02/26/12		JENNIFER AUSTIN, mother, is Petitioner.	NEEDS/PROBLEMS/COMMENTS:
		JANE BOULGER, maternal grandmother, was appointed as Guardian of the Person and Letters of Guardianship were issued to her on 04/18/12. (Served by mail on 06/05/12)	CONTINUED FROM 06/26/12 Minute Order from 06/26/12 states: Matter continued to 08/07/12. Mother is directed to contact the guardian regarding visitation in the interim. The Court orders that a court investigator contact mother, the guardian, and the therapist.
Cont. from 062612			
	Aff.Sub.Wit.		As of 07/30/12, the following issues remain:
✓	Verified		
	Inventory		1. Need proof of service by mail at least 15 days before the hearing of Notice of Hearing with a copy of the Petition for Visitation <u>or</u> Declaration of Due Diligence <u>or</u> Consent and Waiver of Notice for: - Ryan Ortiz (father) - Raymond Ortiz (paternal grandfather) - Lena Ackerman (paternal grandmother) - Mark Austin (maternal grandfather)
	PTC		
	Not.Cred.		As of 07/30/12, the following issues remain:
✓	Notice of Hrg		
✓	Aff.Mail		1. Need proof of service by mail at least 15 days before the hearing of Notice of Hearing with a copy of the Petition for Visitation <u>or</u> Declaration of Due Diligence <u>or</u> Consent and Waiver of Notice for: - Ryan Ortiz (father) - Raymond Ortiz (paternal grandfather) - Lena Ackerman (paternal grandmother) - Mark Austin (maternal grandfather)
	Aff.Pub.		
	Sp.Ntc.		As of 07/30/12, the following issues remain:
✓	Pers.Serv.		
	Conf. Screen		1. Need proof of service by mail at least 15 days before the hearing of Notice of Hearing with a copy of the Petition for Visitation <u>or</u> Declaration of Due Diligence <u>or</u> Consent and Waiver of Notice for: - Ryan Ortiz (father) - Raymond Ortiz (paternal grandfather) - Lena Ackerman (paternal grandmother) - Mark Austin (maternal grandfather)
	Letters		
	Duties/Supp		As of 07/30/12, the following issues remain:
	Objections		
	Video Receipt		1. Need proof of service by mail at least 15 days before the hearing of Notice of Hearing with a copy of the Petition for Visitation <u>or</u> Declaration of Due Diligence <u>or</u> Consent and Waiver of Notice for: - Ryan Ortiz (father) - Raymond Ortiz (paternal grandfather) - Lena Ackerman (paternal grandmother) - Mark Austin (maternal grandfather)
	CI Report	x	
	9202		As of 07/30/12, the following issues remain:
	Order	x	
	Aff. Posting		As of 07/30/12, the following issues remain:
	Status Rpt		
	UCCJEA		As of 07/30/12, the following issues remain:
	Citation		
	FTB Notice		As of 07/30/12, the following issues remain:

14 Manuel Deleon Jr. & Antonio Deleon Zazueta (GUARD/P) Case No. 12CEPR00511

Atty Hernandez, Josie (Pro Per – Petitioner – Non Relative)

Atty Hernandez, Eustacio (Pro Per – Petitioner – Non Relative)

Petition for Appointment of Guardian of the Person (Prob. C. 1510)

Antonio Deleon Zazueta Age: 17 DOB: 07/03/1995		No Temporary Requested JOSIE HENANDEZ and EUSTACIO HERNANDEZ , god parents are petitioners. Father: MANUEL DELEON , Deceased Mother: CLAUDIA NANCY ZAZUETA , Declaration of Due Diligence filed 06/06/2012 Paternal grandparents: Not Listed, Declaration of Due Diligence filed 06/06/2012 Maternal grandparents: Not Listed, Declaration of Due Diligence filed 06/06/2012 Sibling – Jesse Zazueta, Declaration of Due Diligence filed 06/06/2012 Antonio Deleon Zazueta and Manuel Deleon Jr. , minors, consent and waive notice. Petitioner alleges: that they have been a part of the children's lives for years. Petitioners have found it difficult to enroll the minor's in school, activities, and insurance without guardianship. DSS Investigator Jennifer Cooper's report filed 08/01/2012.	NEEDS/PROBLEMS/COMMENTS: 1. Need Notice of Hearing 2. Need proof of personal service fifteen (15) days prior to the hearing of the Notice of Hearing along with a copy of the Petition for Appointment of Guardian or consent and waiver of notice for: <ul style="list-style-type: none"> Claudia Nancy Zazueta (Mother) – Unless the Court dispenses with notice. Note: Declaration of Due Diligence filed on the mother states that she does not live in the United States. She ran from the law and her family 12 years ago, she is believed to be in Mexico.
Manuel Deleon Jr. Age: 14 DOB: 03/18/1998			
Cont. from			
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<input type="checkbox"/>	Inventory		
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<input type="checkbox"/>	Not.Cred.		
<input type="checkbox"/>	Notice of Hrg	<input checked="" type="checkbox"/>	
<input type="checkbox"/>	Aff.Mail	<input checked="" type="checkbox"/>	
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<input type="checkbox"/>	Sp.Ntc.		
<input type="checkbox"/>	Pers.Serv.	<input checked="" type="checkbox"/>	
<input checked="" type="checkbox"/>	Conf. Screen		
<input checked="" type="checkbox"/>	Letters		
<input checked="" type="checkbox"/>	Duties/Supp		
<input type="checkbox"/>	Objections		
<input type="checkbox"/>	Video Receipt		
<input type="checkbox"/>	CI Report	<input checked="" type="checkbox"/>	
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<input checked="" type="checkbox"/>	Order		
<input type="checkbox"/>	Aff. Posting		
<input type="checkbox"/>	Status Rpt		
<input type="checkbox"/>	UCCJEA		
<input type="checkbox"/>	Citation		
<input type="checkbox"/>	FTB Notice		
		Reviewed by: KT / LV Reviewed on: 07/31/2012 Updates: 08/02/2012 Recommendation: File 14 – DeLeon & Zazueta	

Petition for Appointment of Guardian of the Person (Prob. C. 1510)

Age: 5 years DOB: 1/22/2007		TEMPORARY EXPIRES 08/07/12		NEEDS/PROBLEMS/COMMENTS:	
		JOHNYCIA ROYSTER , paternal aunt, is Petitioner.		1. Petition does not list the names and addresses of the paternal grandfather or the maternal grandparents.	
		Father: JACARE SHEPHEARD, SR. - present in court on 6/18/12.		2. Need Notice of Hearing.	
Cont. from		Mother: DENELL BRANDON - Declaration of Due Diligence filed 06/13/12, present in court on 6/18/12.		3. Need proof of personal service of the Notice of Hearing along with a copy of the petition or consent and waiver of notice or declaration of due diligence on:	
<input type="checkbox"/>	Aff.Sub.Wit.			a. Jaycare Shephard Sr. (father)	
<input checked="" type="checkbox"/>	Verified			b. Danell Brandon (mother) – unless the court dispenses with notice.	
<input type="checkbox"/>	Inventory			4. Need proof of service of the Notice of Hearing along with a copy of the petition or consent and waiver of notice on:	
<input type="checkbox"/>	PTC			a. Paternal grandfather	
<input type="checkbox"/>	Not.Cred.	<input checked="" type="checkbox"/>		b. Maternal grandparents - Unless the court dispenses with notice.	
<input type="checkbox"/>	Notice of Hrg	<input checked="" type="checkbox"/>			
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Petitioner states the child has been in her care for 2 ½ years. Mother of the child does not have suitable living conditions to properly care for the child. Mother has substance abuse issues.					
Court Investigator Dina Calvillo's Report filed on 7/31/12.					
				Reviewed by: KT	
				Reviewed on: 8/1/12	
				Updates:	
				Recommendation:	
				File 15 - Shephard	

Petition for Appointment of Temporary Guardian of the Person

Kyra, 15 DOB: 10/22/96		<p align="center"><u>GENERAL HEARING 09/24/12</u></p> <p>BERNADETTE GOMEZ and GERALD GOMEZ, maternal aunt and uncle, are Petitioners.</p> <p>Father: VIRGIL MOBLEY – personally served 07/30/12</p> <p>Mother: MONIQUE LARA – personally served 07/30/12</p> <p>Paternal grandfather: VIRGILEE MOBLEY Paternal grandmother: LINDA MOBLEY</p> <p>Maternal grandfather: JOE LARA Maternal grandmother: EVA LARA – deceased</p> <p>Siblings: CYRUS MANLEY (13), NATAIJA MOBLEY (7)</p> <p>Petitioners state that temporary guardianship is necessary because of filthy living conditions, no food, verbal and emotional abuse and suspected drug use by the mother. Petitioners state that the children were never supervised and neglected. There is suspected drug trafficking through their home. Their mother is blind and has serious health issues. Petitioners state that the mother is unable to care for herself let alone the children. Petitioners state that CPS requested that they pick up the children on 07/25/12 as they were going to be removed from their home.</p>	<p>NEEDS/PROBLEMS/COMMENTS:</p> <p>1. Need proof of personal service at least 5 court days before the hearing of Notice of Hearing with a copy of the Petition for Temporary Guardianship or Consent and Waiver of Notice or Declaration of Due Diligence for:</p> <ul style="list-style-type: none"> - Kyra Mobley (minor) - Xavier Mobley (minor)
Xavier, 14 DOB: 08/14/98			
Cont. from			
<input type="checkbox"/>	Aff.Sub.Wit.		
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		Reviewed by: JF	
		Reviewed on: 07/30/12	
		Updates: 08/01/12	
		Recommendation:	
		File 16 - Mobley	